

37-140

TRANSFER  
TAX  
PAID

DEED OF SALE BY PERSONAL REPRESENTATIVE

*Know all Men by these Presents,*

That Lisa Morin of Topsham, Maine, duly appointed and acting Personal Representative of the Estate of Francis Norman Nicola, Sr., deceased, as shown by the probate records of the County of Kennebec, Maine, Docket No. 2004-311, having given notice to each person succeeding to an interest in the real property described below at least ten (10) days prior to sale, by the powers conferred by law, and every other power, for consideration paid, grants to Joseph Pelletier, whose mailing address is 11 Cherry Hill Terrace, Waterville, Maine 04901, a certain lot or parcel of land with the buildings thereon situated in Waterville, County of Kennebec, State of Maine, bounded and described as follows:

Being Lot No. 28 on Plan of Cherry Hill Drive as appears by a recorded Plan thereof, recorded in the Kennebec County Registry of Deeds, Plan Book 17, Pages 34 and 35, which lot lies northerly of Lot No. 29 on said Plan and easterly of Lot No. 27 on said Plan and is located at the intersection of Westview Drive and Cherry Hill Drive, and subject to certain restrictions of record as fully contained in a deed from the Estate of Harvey D. Eaton to Silver Lake Realty Company duly recorded in the Kennebec County Registry of Deeds, Book 1420, Page 826, which deed is Silver Lake Realty Company's source of title.

Reference may be had to a Personal Representative's Deed of Distribution from Betty J. Gleason, Personal Representative for the Estate of Grace L. Toulouse, to Betty J. Gleason dated May 28, 1991 and recorded in the Kennebec County Registry of Deeds at Book 3916, Page 71.

For Source of Title, reference is hereby had to Warranty Deed from Betty J. Gleason to Francis Nicola and Phyllis Nicola, dated September 24, 1991, recorded in the Kennebec County Registry of Deeds, Book 3983, Page 167. Phyllis Nicola died July 17, 1998 leaving Francis Nicola as surviving joint tenant.

Witness my hand and seal this 15th day of the month of June, 2004.

Signed, Sealed and Delivered  
in presence of

LISA MORIN  
Personal Representative of the Estate  
of Francis Norman Nicola, Sr.

Phillips & Bernier

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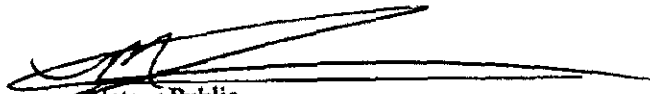
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State of Maine, County of Kennebec, ss.

June 19, 2004

Then personally appeared the above named Lisa Morin in her said capacity and acknowledged the foregoing instrument to be her free act and deed.

Before me,



Notary Public  
My Commission Expires:



MICHAEL F. PHILLIPS, JR.  
Notary Public, State of Maine  
My Commission Expires May 31, 2009

Received Kennebec SS.  
06/17/2004 1:22PM  
# Pages 2 Attest:  
BEVERLY BUSTIN-HATHEWAY  
REGISTER OF DEEDS